

CONFIDENTIAL
REAL ESTATE OUTLINE

25X1

July 1953

I. LEASING

1. Availability.

- a. Apartments *not good*
- b. Houses *no*
- c. Warehouses *?*
- d. Training facilities *?*

2. Average rentals. (*Depends on heating etc.*)

- a. 1-bedroom apartment
- b. 2-bedroom house
- c. 3-bedroom house
- d. Warehouse space per square foot *?*

3. Typical lease.

- a. ☐ average term *1 year*
- b. Includes option to renew? *yes (can be written in)*
- c. Requires payment of rent in advance or arrears? *no - but to obtain reasonable rent always necessary*
- d. Requires key money? *no*
- e. Permits subletting or assignment? *no. (sometimes can be written in)*
- f. Includes utilities (including heating) and services in the rent? *varies by occupant*
- g. Includes following unusual provisions ☐

4. Local laws and customs in respect of leasing real estate by foreign nationals and foreign governments.

uncertain - no apparent distinction

5. Cost of utilities (including heating) and services.

House + 2 room - gas + Elect. -
Apt - 2 room - " " -

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II. PURCHASING *Not practical*

1. Availability.
 - a. Houses
 - b. Warehouses
 - c. Training facilities
 - d. Unimproved land
2. Average costs.
 - a. 2-bedroom house
 - b. 3-bedroom house
 - c. 10,000 square foot warehouse
 - d. Per square foot of unimproved land
3. Local laws and customs in respect of purchasing real estate by foreign nationals and foreign governments.
4. Local practices in respect of brokers' and attorneys' fees, etc..

III. CONSTRUCTING *Not practical*

1. Availability.
 - a. Unimproved land for construction
 - b. Construction materials
 - c. Stoves and refrigerators
 - d. Local contractors

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III. CONSTRUCTING (CONTINUED).

2. Average costs. (Continued)

b. Construction per foot ??

c. Refrigerators and stoves

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3. Average time to construct a 2-bedroom house.

4. Local laws and customs in respect of construction by foreign nationals and foreign governments.

25X1 IV. 1. No units owned or leased by [] for qtrs of their personnel.

a. Furnished []

b. Unfurnished 0

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2. Air Conditioning

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Customary for [] personnel.

Local custom - type, availability, etc. locally []

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